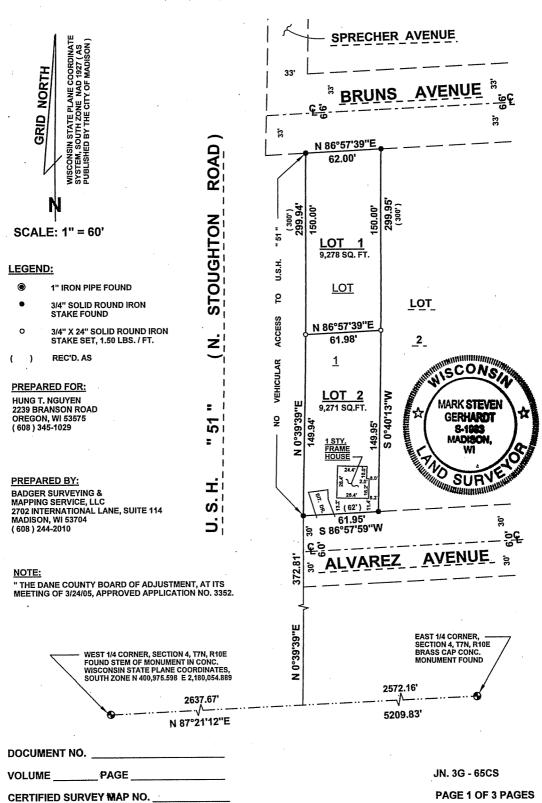# DANE COUNTY CERTIFIED SURVEY MAP NO. _____

BEING A DIVISION OF LOT 1, BLOCK 2, CLYDE A. GALLAGHER GARDEN SUBDIVISION LOCATED IN THE SW 1/4 OF THE NE 1/4 OF SECTION 4, T7N, R10E, TOWN OF BLOOMING GROVE, DANE COUNTY, WISCONSIN.

GRID NORTH

WISCONSIN STATE PLANE COORDINATE SYSTEM, SOUTH ZONE NAD 1927 (AS PUBLISHED BY THE CITY OF MADISON)

N

SCALE: 1" = 60'

LEGEND:

◉ 1" IRON PIPE FOUND

● 3/4" SOLID ROUND IRON STAKE FOUND

○ 3/4" X 24" SOLID ROUND IRON STAKE SET, 1.50 LBS. / FT.

( ) REC'D. AS

PREPARED FOR:

HUNG T. NGUYEN
2239 BRANSON ROAD
OREGON, WI 53575
(608) 345-1029

PREPARED BY:

BADGER SURVEYING &
MAPPING SERVICE, LLC
2702 INTERNATIONAL LANE, SUITE 114
MADISON, WI 53704
(608) 244-2010

NOTE:

" THE DANE COUNTY BOARD OF ADJUSTMENT, AT ITS MEETING OF 3/24/05, APPROVED APPLICATION NO. 3352.

U.S.H. "51" (N. STOUGHTON ROAD)

SPRECHER AVENUE

33'

BRUNS AVENUE

33'

N 86°57'39"E
62.00'

LOT 1
9,278 SQ. FT.

LOT

N 86°57'39"E
61.98'

1

LOT 2
9,271 SQ.FT.

1 STY. FRAME HOUSE

LOT

2

61.95'
S 86°57'59"W

ALVAREZ AVENUE

WISCONSIN LAND SURVEYOR
MARK STEVEN GERHARDT
S-1993
MADISON, WI

WEST 1/4 CORNER, SECTION 4, T7N, R10E
FOUND STEM OF MONUMENT IN CONC.
WISCONSIN STATE PLANE COORDINATES,
SOUTH ZONE N 400,975.598 E 2,180,054.889

EAST 1/4 CORNER,
SECTION 4, T7N, R10E
BRASS CAP CONC.
MONUMENT FOUND

2572.16'

2637.67'

5209.83'

N 87°21'12"E

DOCUMENT NO. _____

VOLUME _____ PAGE _____

CERTIFIED SURVEY MAP NO. _____

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DANE COUNTY CERTIFIED SURVEY MAP NO. _____

SURVEYOR'S CERTIFICATE:

I, MARK STEVEN GERHARDT, WISCONSIN LAND SURVEYOR, 1983, DO HEREBY CERTIFY THAT I HAVE SURVEYED, DIVIDED AND MAPPED A DIVISION OF LOT 1, BLOCK 2, CLYDE A. GALLAGHER GARDEN SUBDIVISION LOCATED IN THE SW 1/4 OF THE NE 1/4 OF SECTION 4, T7N, R10E, TOWN OF BLOOMING GROVE, DANE COUNTY, WISCONSIN, EXCEPT: THAT PART CONVEYED TO STATE OF WISCONSIN DEPARTMENT OF TRANSPORTATION BY WARRANTY DEED RECORDED AUGUST 24, 1984 IN VOLUME 28262 OF RECORDS, PAGE 34, AS DOCUMENT NO. 2626940 AND BEING MORE FULLY DESCRIBED AS FOLLOWS: COMMENCING AT THE WEST 1/4 CORNER OF SAID SECTION 4; THENCE N 87°21'12"E, ALONG THE EAST-WEST 1/4 LINE OF SAID SECTION 4, 2637.67 FEET; THENCE N 0°39'39"E, 372.81 FEET TO THE SW CORNER OF SAID LOT 1, BLOCK 2, CLYDE A. GALLAGHER GARDEN SUBDIVISION AND THE POINT OF BEGINNING: THENCE CONTINUE N 0°39'39"E, ALONG THE WEST LINE OF SAID LOT 1, 299.94 FEET TO THE NW CORNER THEREOF; THENCE N 86°57'39"E, ALONG THE SOUTH LINE OF BRUNS AVENUE AND THE NORTH LINE OF SAID LOT 1, 62.00 FEEET TO THE NE CORNER THEREOF; THENCE S 0°40'13"W, ALONG THE EAST LINE OF SAID LOT 1, 299.95 FEET TO THE SE CORNER THEREOF; THENCE S 86°57'59"W, ALONG THE NORTH LINE OF ALVAREZ AVENUE AND THE SOUTH LINE OF SAID LOT 1, 61.95 FEET TO THE SW CORNER THEREOF AND THE POINT OF BEGINNING. I ALSO CERTIFY THAT THIS MAP IS A CORRECT AND ACCURATE REPRESENTATION OF ALL EXTERIOR BOUNDARIES OF THE LANDS SURVEYED AND THE LAND DIVISION THEREOF MADE AND THAT I HAVE FULLY COMPLIED WITH PROVISIONS OF CHAPTER 236.34, WISCONSIN STAUTES, THE DANE COUNTY LAND DIVISION AND SUBDIVISION REGULATIONS AND THE SUBDIVISION REGULATIONS OF THE TOWN OF BLOOMING GROVE IN SURVEYING, DIVIDING AND MAPPING THE SAME. CONTAINS 18,549 SQ. FT. OR 0.43 ACRES.

DATE: SEPTEMBER 9, 2004
REVISED: AUGUST 8, 2005

MARK STEVEN GERHARDT,
WISCONSIN LAND SURVEYOR, 1983

OWNER'S CERTIFICATE:

HUNG T. NGUYEN, AS OWNER, DOES HEREBY CERTIFY THAT HE CAUSED THE LANDS DESCRIBED ON THIS CERTIFIED SURVEY MAP TO BE SURVEYED, DIVIDED AND MAPPED AS REPRESENTATED HEREON. HE ALSO CERTIFIES THAT THIS CERTIFIED SURVEY MAP IS REQUIRED BY BY S.75.17(1)(a) DANE COUNTY CODE OF ORDINANCES TO BE SUBMITTED TO THE DANE COUNTY ZONING AND LAND REGULATION COMMITTEE FOR APPROVAL.

WITNESS THE HAND AND SEAL OF SAID OWNER THIS ___8th___ DAY OF ___August___, 2005.

HUNG T. NGUYEN, OWNER

STATE OF WISCONSON) SS
COUNTY OF DANE)

PERSONALLY CAME BEFORE ME THIS ___8th___ DAY OF ___August___, 2005, THE ABOVE NAMED OWNER TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THE SAME.

MY COMMISSION EXPIRES: ___11/11/2007___

NOTARY PUBLIC,
DANE COUNTY, WISCONSIN

TOWN OF BLOOMING GROVE APPROVAL CERTIFICATE:

THIS CERTIFIED SURVEY MAP, WHICH HAS BEEN DULY FILED FOR APPROVAL OF THE TOWN BOARD OF THE TOWN OF BLOOMING GROVE, DANE COUNTY, WISCONSIN, BE AND THE SAME IS HEREBY APPROVED.

DATE: ___8-8-05___

MICHAEL WOLF

AUDREY RUE, TOWN CLERK
TOWN OF BLOOMING GROVE, DANE COUNTY, WI

DOCUMENT NO. _____

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CERTIFIED SURVEY MAP NO. _____

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DANE COUNTY CERTIFIED SURVEY MAP NO. _____

<u>CITY OF MADISON APPROVAL CERTIFICATE:</u>

APPROVED FOR RECORDING PER THE SECRETARY OF THE CITY OF MADISON PLAN COMMISSION.

DATE: _____   _____
                                           MARK A. OLINGER
                                           SECRETARY, CITY OF MADISON PLAN COMMISSION

<u>DANE COUNTY APPROVAL CERTIFICATE:</u>

APPROVED FOR RECORDING THIS _____ DAY OF _____, 2005, PER DANE COUNTY

ZONING AND LAND REGULATION COMMITTEE ACTION OF _____, 2005.

                                           _____
                                           NORBERT SCRIBNER
                                           AUTHORIZED REPRESENTATIVE

<u>REGISTER OF DEEDS CERTIFICATE:</u>

RECEIVED FOR RECORDING THIS _____ DAY OF _____, 2005, AT _____ O'CLOCK ____.M.

AND RECORDED IN VOLUME _____ OF CERTIFIED SURVEY MAPS OF DANE COUNTY ON PAGES _____ ,
_____ & _____.

                                           _____
                                           JANE LICHT,
                                           DANE COUNTY REGISTER OF DEEDS

DOCUMENT NO. _____

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